

Message

From: Michael Lebow [mlebow@srllplaw.com]
Sent: 4/5/2019 11:52:13 PM
To: Castellana, Ben [castellana.ben@epa.gov]
CC: BERMAN, TESSA [Berman.Tessa@epa.gov]; Wise, Robert [Wise.Robert@epa.gov]; dylan@canonproperties.com; Alexander Radosevic [alex@canonproperties.com]
Subject: Re: Slauson Tanker Fire Incident

Thank you, will do.

Sent from my iPhone

On Apr 5, 2019, at 4:46 PM, Castellana, Ben <castellana.ben@epa.gov> wrote:

Hi Michael,

The contact information I have for 216 W. Slauson is:

Sergio Solis and Angela Solis

Aracely Investment Property, LLC

572 Keenan Ave.

Los Angeles, CA 90022

Phone: (323) 727-7822

Below is the text of the email I sent to Dylan McCarthy at Canon Properties. Please forward to anyone on the call whom I have not cc-ed in this message. I am cc-ing Mr McCarthy and Alec Radosevic of Canon Properties for their information. Please have your consultant look into any necessary permits from State and/or local regulatory agencies, as well.

Hi Dylan,

Thank you very much for returning my call. As per our telephone conversation on 4-2-2019, EPA is monitoring and assessing the Slauson Tanker Fire situation under its federal response authorities. Based on information available to EPA, the following actions would be appropriate for the cleanup of the 216 W. Slauson site.

For the soil removal at the adjacent residential property (216 W. Slauson), you will need to secure site access and develop a work-plan in consultation with the land owner at 216 W. Slauson. A work-plan should contain the following elements:

- Removal thresholds/action levels, and analytical methods for making decisions.
- Area of soil to be removed, with contingencies for step-out.
- Disposition of removed soil.
- Confirmation soil sampling, including estimated number of samples, analytical methods, and appropriate action levels for Residential Soils in the State of California.
- A plan for assessing the crawlspace under the residential structure at 216 W. Slauson.
- Installation and sampling of soil vapor probes at 210 Slauson boundary to ensure there are no soil vapor intrusion threats to surrounding residential properties.

Work should be conducted in compliance with 29 CFR 1910.120 HAZWOPER for the protection of workers and the surrounding public. This should include appropriate training, PPE, personnel and perimeter monitoring during removal activities.

The amount of soil removed should be calibrated to minimize the risks of exposure or migration of contaminants from the site. A typical response under these circumstances would be to remove the first 3 feet of soil and conduct confirmation sampling to demonstrate that action levels are not exceeded in the remaining soil. The excavation should then be backfilled with clean soil to the landowner's specifications (type, compaction, etc). Below are some useful, but not all-encompassing, references for your planning purposes:

US EPA Region 9 Regional Screening Levels (for the cleanup of residential soils):

<https://www.epa.gov/risk/regional-screening-levels-rsls-generic-tables>

Los Angeles Regional Water Quality Control Board (for the protection of groundwater resources):
https://www.waterboards.ca.gov/rwqcb4/water_issues/programs/remediation/VOC/RBs1996GuideBook1_1.pdf

Please provide a copy of the work plan to EPA at least 48 hours before work commences and send copies of a final removal report to EPA and appropriate State and local public health agencies.. Please feel free to contact me if you have questions about this request.

Sincerely,

Ben Castellana, Ph.D.

On-Scene Coordinator

US EPA Region 9

Superfund Emergency Response

(562) 305-0694 cell

From: BERMAN, TESSA

Sent: Friday, April 5, 2019 8:55 AM

To: Michael Lebow <mlebow@srllplaw.com>

Cc: Castellana, Ben <castellana.ben@epa.gov>; Wise, Robert <Wise.Robert@epa.gov>

Subject: RE: Slauson Tanker Fire Incident

That works for us.

Please plan to use the following call-in information:

Conference Line: (619) 375 3276

Pin: 8215193

From: Michael Lebow <mlebow@srllplaw.com>

Sent: Thursday, April 04, 2019 5:13 PM

To: BERMAN, TESSA <Berman.Tessa@epa.gov>

Subject: Re: Slauson Tanker Fire Incident

Dear Ms. Berman,

Would a call at 4:00 p.m. tomorrow work for you?

Sent from my iPhone

On Apr 4, 2019, at 4:17 PM, BERMAN, TESSA <Berman.Tessa@epa.gov> wrote:

Hi Mr. Lebow,

Please give me a call or shoot me an email with some times that would work for your team to convene a call tomorrow regarding the Slauson Ave. Tanker Fire. For EPA, the participants would be myself, Ben Castellana, and Robert Wise, and we could do anytime before 10:30am, or after 2:00pm (the preference being for earlier in the day).

Thanks,

Tessa Berman

Tessa Berman

Office of Regional Counsel

U.S. EPA Region 9

75 Hawthorne Street

San Francisco, CA 94105

Tel: (415) 972-3472

berman.tessa@epa.gov